

ATTACHMENT 1

124634 BOOK: 146 DEEDS PAGE: 980 Pages: 3  
 STATE OF MONTANA VALLEY COUNTY  
 RECORDED: 03/18/2004 4:32 KOI: WARRANTY  
 LYNNE NYQUIST CLERK AND RECORDER  
 FEE: \$18.00 BY: *Rene Clappitt Deputy*  
 TO: VINCENT RIESER 4 MERIDIAN COURT, SALTSPRING, MT 59901

**WARRANTY DEED**

THIS INDENTURE is made and entered into this 25<sup>th</sup> day of October, 2001, by and between JAMES DAVID GIRTMAN and MILDRED E. GIRTMAN, husband and wife, of HC 81, Box 302, Nashua, Montana 59248, GRANTORS, and KEVIN MOORE, d/b/a WHITETAIL CLASSICS; CHRISTOPHER TRAVIS; WILLIAM MIHRAM; and OTTO KRUPPA, d/b/a ASPEN GROUP LTD., of P. O. Box 619, Bigfork, Montana 59911, GRANTEE(S).

WITNESSETH, that Grantor(s), for valuable consideration, paid by Grantee(s), the receipt whereof is hereby acknowledged, does by these presents grant, bargain, sell, convey, warranty and confirm unto Grantee(s), and to the successors, heirs and/or assigns of Grantee(s) forever, the hereinafter described real estate situated in the County of Valley, State of Montana:

See Exhibit "A" attached hereto and by this reference made a part hereof.

SUBJECT to reservations, right of ways and easements whether of record or not and whether visible or not, and prior mineral and royalty reservations and conveyances of record, if any,

Together with all and singular the hereinbefore described premises, all tenements, hereditaments, and appurtenances thereto belonging or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues, and profits thereof; and also all the estate, right, title, interest, possession, claim and demand whatsoever, of Grantor(s), of, in or to the said premises, and every part and parcel thereof, with the appurtenances thereto belonging, to have and to hold, all and singular the above mentioned and described premises unto Grantee(s), and to the successors, heirs and/or assigns of Grantee(s) forever.

And Grantor(s), and Grantor's successors, heirs and/or assigns do hereby covenant to forever warrant and defend all right, title and interest in and to the said premises and the quiet and peaceable possession thereof, unto Grantee(s), and to the successors, heirs and/or assigns of Grantee(s), against all acts and deeds of Grantor(s).

*James David Girtman*

-1-  
 CHRISTOFFERSEN & KNIERR, P.C.  
 Attorneys at Law

EXHIBIT

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Mildred E. Girtman

GRANTOR

STATE OF MONTANA )

County of Valley )

This instrument was acknowledged before me this 25<sup>th</sup> day of  
October, 2001, by JAMES DAVID GIRTMAN and MILDRED E. GIRTMAN.

Mildred E. Girtman  
Notary Public For State of Montana  
Residing at Glasgow, Montana  
My commission expires 6-20-2002

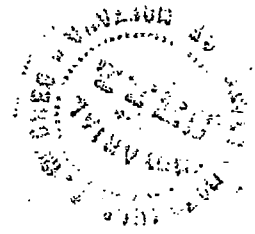


EXHIBIT "A"TOWNSHIP 28 NORTH, RANGE 41 E.M.M.

Section 29: Lots 6, 7, 13 and 15, ~~S~~~~W~~~~N~~~~E~~  
Section 28: ~~NW~~~~NW~~ (less railroad and highway rights of way)  
Section 29: A strip or piece of land 185 feet wide in the  
~~NE~~~~NE~~ of Section 29, Township 28 North, Range 41  
E.M.M., being all that part of the right of way of  
the railway of Great Northern Railway Company  
lying between two lines parallel to and distant,  
respectively, 75 feet and 260 feet southwesterly,  
measured at right angles, from the center line of  
the railway of the Great Northern Railway Company,  
as now located and constructed and extending from  
the east line of said Section 29 northwesterly to  
a line drawn at right angles to said center line  
of railway at a point therein distant  
northwesterly 800 feet, measured along center  
line, from its intersection with the East line of  
said Section 29, containing 3.46 acres, more or  
less. (Deed reference Book 61 of MRE on pages  
323-328).

A strip or piece of land 185 feet wide in the ~~E~~~~N~~~~W~~ of  
Section 28, Township 28 North, Range 41 E.M.M., being all  
that part of said ~~E~~~~N~~~~W~~ lying between two lines parallel to  
and distant, respectively, 75 feet and 260 feet  
southwesterly, measured at right angles, from the center  
line of the main tract of the railway of the Great Northern  
Railway Company, as now located and constructed, containing  
5.94 acres, more or less. (Deed reference Book 63 of MRE on  
pages 27-28)

TOWNSHIP 28 NORTH, RANGE 41 E.M.M.

Section 29: Lots 1, 2, 5, 8, 10, 11, ~~N~~~~N~~~~E~~  
Section 30: Lot 23

After recording, please return to:

Vincent G. Rieger  
Law Office of Vincent G. Rieger, P.C.  
4 Meridian Court  
Kalispell, MT 59901